



1653 WHEELING AVE

Terry J. Finley Surveying & Mapping

Ohio Registered Surveyor #S-7222

LEGAL DESCRIPTION FOR CHARLES SOWERS, JR.

SITUATED IN THE STATE OF OHIO, COUNTY OF MUSKINGUM, TOWNSHIP OF WAYNE,
AND BEING PART OF FRACTIONAL SECTION 4, TOWNSHIP 12, RANGE 13, AND BEING
ALL THOSE LANDS INTENDED TO BE DESCRIBED IN DEED VOLUME 778, PAGE 22;
FURTHER BOUNDED AND DESCRIBED AS FOLLOWS:

COMMENCING AT AN IRON PIN FOUND AT THE SOUTHEAST CORNER OF LOT 11 OF MILO
DUNN'S ADDITION TO ZANESVILLE, AS FOUND IN PLAT BOOK 2, PAGE 148 OF THE
DEED RECORDS OF MUSKINGUM COUNTY, THENCE, WITH THE NORTH LINE OF
WHEELING AVENUE, NORTH 82 DEGREES - 52 MINUTES - 47 SECONDS EAST, 156.83
FEET TO AN IRON PIN SET AT THE TRUE PLACE OF BEGINNING FOR THE TRACT OF
LAND HEREIN TO BE DESCRIBED; THENCE, NORTH 00 DEGREES - 18 MINUTES - 00
SECONDS WEST, A DISTANCE OF 103.00 FEET TO AN IRON PIN SET, AND PASSING
AN AXLE FOUND AT 3.07 FEET; THENCE, NORTH 02 DEGREES - 54 MINUTES - 00
SECONDS EAST, A DISTANCE OF 79.40 FEET TO A RAILROAD SPIKE SET IN AN 18"
MAPLE STUMP; THENCE, SOUTH 84 DEGREES - 48 MINUTES - 55 SECONDS EAST, A
DISTANCE OF 212.80 FEET TO AN IRON PIN SET ON THE NORTH LINE OF WHEELING
AVENUE; THENCE, WITH THE NORTH LINE OF WHEELING AVENUE, THE NEXT TWO (2)
CALLS: SOUTH 43 DEGREES - 27 MINUTES - 16 SECONDS WEST, 213.03 FEET TO
AN IRON PIN SET; THENCE, SOUTH 83 DEGREES - 01 MINUTES - 34 SECONDS WEST,
69.41 FEET TO THE TRUE POINT OF BEGINNING, AND CONTAINING 0.558 ACRES
MORE OR LESS.

SUBJECT TO ALL LEGAL HIGHWAYS AND EASEMENTS OF RECORD.

BEARINGS DESCRIBED HEREIN ARE BASED UPON THOSE DESCRIBED IN VOLUME 1100,
PAGE 6

IRON PINS SET ARE 5/8" REBAR WITH YELLOW IDENTIFICATION CAP (FINLEY
S-7222).

BEING ALL OF AUDITOR'S PARCEL #73-03-02-02-000.

THIS DESCRIPTION, WRITTEN ON OCTOBER 12, 1995, IS BASED ON AN ACTUAL
SURVEY OF THE PREMISES BY TERRY J. FINLEY, OHIO REGISTERED SURVEYOR
#S-7222.

OFFICE COPY
NOT RECORDED
REGISTERED SURVEYOR S-7222

DESCRIPTION APPROVED
FOR AUDITORS TRANSFER

BY

10-16-95

155 Mockingbird Hill - Zanesville, Ohio 43701 - 614-454-8721

DESCRIPTION APPROVED
FOR AUDITORS TRANSFER

BY

10-16-95

auditors parcel # 73-03-02-02-000

Terry J. Finley

This plat drawn on OCT. 5, 1995 by

Terry J. Finley, Ohio registered surveyor

#7222 based on actual survey

LEGEND:	Iron pin set	●
	Iron pin found	○
	R/R Spike set	▲
	AXLE found	■
	Nail set	◆
	Nail found	◊

Iron pins set / 5/8 rebar with cap



Terry J. Finley

SURVEYING & MAPPING

155 MOCKINGBIRD HILL

ZANESVILLE, OH 43701

614-454-8721

STATE OHIO
COUNTY MUSKINGUM
TOWNSHIP WAYNE
SECTION 4 TWP. 12 RANGE 13

CITY ZANESVILLE
SUBDIVISION
PLAT BOOK PAGE
DEED VOL 778 PG. 22

Hearings shown hereon are based upon
DEED BOOK 1100 PG. 631

Scale: 1 in. = 40 ft.

D. WILSON

V. 1083 PG. 631



*Railroad spike
in 18" maple stump*

S 84 48 55 E 212.80

CHARLES SOWERS JR.

.558 ACRES

S 43 27 16 W 213.03

WHEELING AVE.

S 83 01 34 W

69.41

N 82 52 47 E 156.83

N 83 01 34 E 234.92

OFFICE COPY
NOT RECORDABLE

DESCRIPTION APPROVED
FOR AUDITORS TRANSFER

BY *[Signature]*
10-16-95

auditors parcel

OFFICE COPY
NOT RECORDABLE
Larger
copy at
County Engineer's
Office



LEGEND:	Iron pin set	●
	Iron pin found	○
	R/R Spike set	▲
	AXLE found	■
	Nail set	●
	Nail found	○

Iron pins set / 5/8 rebar with cap



Terry J. Finley

This plat drawn on OCT. 5, 1995 by
Terry J. Finley, Ohio registered surveyor

SURVEYING & MAPPING
155 MOCKINGBIRD HILL
ZANESVILLE, OH 43701